

IN RE: PETITION FOR RESIDENTIAL \* BEFORE THE  
ZONING VARIANCE  
SS of Cinder Road, 32.5 ft.; E/S \* ZONING COMMISSIONER  
of Vista Lane  
53 Cinder Road \* OF BALTIMORE COUNTY  
8th Election District  
4th Councilmanic District \* Case No. 98-397-A  
Richard B. Crawford, et ux  
Petitioners

\* \* \* \* \*

FINDINGS OF FACT AND CONCLUSIONS OF LAW

This matter comes before the Zoning Commissioner as an administrative variance filed by Richard B. Crawford and Denise M. Crawford, his wife, property owners, for that property known as 53 Cinder Road in the Timonium section of Baltimore County. The Petitioners/property owners herein seek a variance from Section 1B02.3.C1.A of the Baltimore County Zoning Regulations (BCZR) to allow a side street setback of 9 ft., in lieu of the required 25 ft. from a side street right of way, for an addition. The property and relief sought are more particularly described on Petitioners' Exhibit No. 1, the plat to accompany the Petition.

The Petitioners having filed a Petition for Residential Variance and the subject property having been posted, and there being no request for a public hearing, a decision shall be rendered based upon the documentation presented.

The Petitioners have filed the supporting affidavits as required by Section 26-127 (b)(1) of the Baltimore County Code. Based upon the information available, there is no evidence in the file to indicate that the requested variance would adversely affect the health, safety or general welfare of the public and should, therefore, be granted. In the opinion of the Zoning Commissioner, the information, photographs, and affidavits submitted provide sufficient facts that comply with the requirements of Section 307.1 of the B.C.Z.R. Furthermore, strict compliance with the

ORDER RECEIVED FOR FILING

Date

By


3/24/98  
M. Hark

B.C.Z.R. would result in practical difficulty and/or unreasonable hardship upon the Petitioners.

Pursuant to the posting of the property and the provisions of both the Baltimore County Code and the Baltimore County Zoning Regulations, and for the reasons given above, the requested variance should be granted.

THEREFORE, IT IS ORDERED by the Zoning Commissioner for Baltimore County this 21<sup>st</sup> day of May 1998 that the Petition for a Zoning Variance from Section 1B02.3.C1.A of the Baltimore County Zoning Regulations (BCZR) to allow a side street setback of 9 ft., in lieu of the required 25 ft. from a side street right of way, for an addition, in a D.R.5.5, be and is hereby GRANTED, subject, however, to the following restriction:

1. The Petitioners are hereby made aware that proceeding at this time is at their own risk until such time as the 30 day appellate process from this Order has expired. If, for whatever reason, this Order is reversed, the Petitioners would be required to return, and be responsible for returning, said property to its original condition.

  
LAWRENCE E. SCHMIDT  
Zoning Commissioner  
for Baltimore County

LES:mmn

ORDER RECEIVED FOR FILING  
Date 5/21/98  
By [Signature]



Baltimore County  
Zoning Commissioner  
Office of Planning

Suite 405, County Courts Bldg.  
401 Bosley Avenue  
Towson, Maryland 21204  
410-887-4386

May 21, 1998

Mr. and Mrs. Richard B. Crawford  
53 Cinder Road  
Timonium, Maryland 21093

RE: Petition for Administrative Variance  
Case No. 98-397-A  
Property: 53 Cinder Road

Dear Mr. and Mrs. Crawford:

Enclosed please find the decision rendered in the above captioned case. The Petition for an Administrative Variance has been granted, with restriction, in accordance with the attached Order.

In the event the decision rendered is unfavorable to any party, please be advised that any party may file an appeal within thirty (30) days of the date of the Order to the County Board of Appeals. If you require additional information concerning filing an appeal, please feel free to contact our Appeals Clerk at 887-3391.

Very truly yours,

A handwritten signature in black ink, appearing to read "Lawrence E. Schmidt", written over a horizontal line.

Lawrence E. Schmidt  
Zoning Commissioner

LES:mmn  
encl.





# Petition for Administrative Variance

## to the Zoning Commissioner of Baltimore County

for the property located at 53 Cinder Road Timonium, Maryland 21093

which is presently zoned RD.R.5.5

This Petition shall be filed with the Dept. of Permits & Development Management

The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Variance from Section(s) 1B02.3C1.A (Policy manual)

To allow a side street setback of 9 feet, in lieu of the required 25 ft from a side street right of way.

of the Zoning Regulations of Baltimore County, to the Zoning Law of Baltimore County; for the following reasons: (Indicate hardship or practical difficulty)

Our present kitchen, with less than 90 square feet of usable floor space, is significantly too small and poorly designed for our family of 6 to function in the mornings (preparing lunches and breakfasts) and evenings.

The existence of an external stairwell, leading to the basement, and the layout of the existing kitchen, prevent us from constructing into the backyard.

Property is to be posted and advertised as prescribed by Zoning Regulations.

I, or we, agree to pay expenses of above Variance advertising, posting, etc., upon filing of this petition, and further agree to and are to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law for Baltimore County.

Contract Purchaser/Lessee:

(Type or Print Name)

Signature

Address

City

State

Zipcode

Attorney for Petitioner:

(Type or Print Name)

Signature

Address

Phone No

City

State

Zipcode

Legal Owner(s):

x Richard Bruce Crawford  
(Type or Print Name)

Signature

x Denise Michele Crawford  
(Type or Print Name)

Signature

53 Cinder Road Home: 560-0285  
Address Phone No

Timonium, Maryland 21093  
City State Zipcode  
Name, Address and phone number of representative to be contacted

Name

Address

Phone No

A Public Hearing having been requested and/or found to be required, It is ordered by the Zoning Commissioner of Baltimore County, this \_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_, that the subject matter of this petition be set for a public hearing, advertised, as required by the Zoning Regulations of Baltimore County, in two newspapers of general circulation throughout Baltimore County, and that the property be reposted.

Zoning Commissioner of Baltimore County

REVIEWED BY: BR DATE: 4/22/98

ESTIMATED POSTING DATE: 5/3/98



Printed with Soybean Ink  
on Recycled Paper

ITEM #: 397

# 98-397-A

# Affidavit in support of Administrative Variance

The undersigned hereby affirms under the penalties of perjury to the Zoning Commissioner of Baltimore County, as follows:

That the information herein given is within the personal knowledge of the Affiant(s) and that Affiant(s) is/are competent to testify thereto in the event that a public hearing is scheduled in the future with regard thereto.

That the Affiant(s) does/do presently reside at 53 Cinder Road  
address

Timonium Maryland 21093  
City State Zip Code

That based upon personal knowledge, the following are the facts upon which I/we base the request for an Administrative Variance at the above address: (indicate hardship or practical difficulty)

x Our present kitchen, with less than 90 square feet of useable floor space, is significantly too small and poorly designed for our family of 6 to function in the mornings (preparing lunches and breakfasts) and evenings. The existence of an external stairwell, leading down to the basement, and the layout of the existing kitchen, prevent us from constructing into the back yard.

That Affiant(s) acknowledge(s) that if a protest is filed, Affiant(s) will be required to pay a reposting and advertising fee and may be required to provide additional information.

[Signature]  
(signature)  
x R. Bruce Crawford  
(type or print name)



x [Signature]  
(signature)  
Denise M. Crawford  
(type or print name)

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 7th day of April, 19 98, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared

x R. Bruce Crawford and Denise M. Crawford

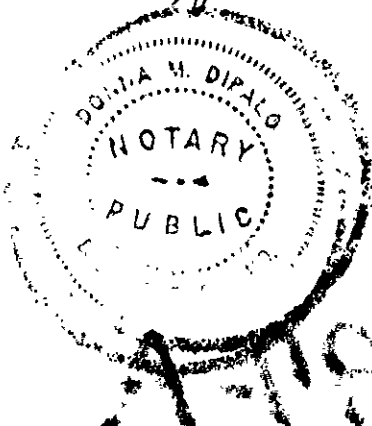
the Affiants(s) herein, personally known or satisfactorily identified to me as such Affiant(s), and made oath in due form of law that the matters and facts hereinabove set forth are true and correct to the best of his/her/their knowledge and belief.

AS WITNESS my hand and Notarial Seal.

April 7, 1998  
date

[Signature]  
NOTARY PUBLIC

My Commission Expires: December 18, 1998



# Affidavit in support of Administrative Variance

The undersigned hereby affirms under the penalties of perjury to the Zoning Commissioner of Baltimore County, as follows:

That the information herein given is within the personal knowledge of the Affiant(s) and that Affiant(s) is/are competent to testify thereto in the event that a public hearing is scheduled in the future with regard thereto.

That the Affiant(s) does/do presently reside at 53 Cinder Road  
address  
Timonium, Maryland 21093  
City State Zip Code

That based upon personal knowledge, the following are the facts upon which I/we base the request for an Administrative Variance at the above address: (indicate hardship or practical difficulty)

Our present kitchen, with less than 90 square feet of useable floor space, is significantly too small and poorly designed for our family of 6 to function in the mornings (preparing lunches and breakfasts) and evenings. The existence of an external stairwell, leading down into the basement, and the layout of the existing kitchen, prevent us from constructing into the backyard.

That Affiant(s) acknowledge(s) that if a protest is filed, Affiant(s) will be required to pay a reposting and advertising fee and may be required to provide additional information.

R. Bruce Crawford  
(signature)  
R. Bruce Crawford  
(type or print name)



Denise M. Crawford  
(signature)  
Denise M. Crawford  
(type or print name)

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 7<sup>th</sup> day of April, 19 98, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared

R. Bruce Crawford and Denise M. Crawford

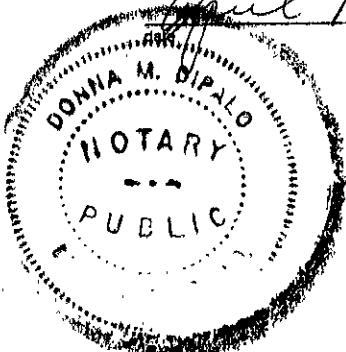
the Affiant(s) herein, personally known or satisfactorily identified to me as such Affiant(s), and made oath in due form of law that the matters and facts hereinabove set forth are true and correct to the best of his/her/their knowledge and belief.

AS WITNESS my hand and Notarial Seal.

April 7, 1998

Donna M. Di Palo  
NOTARY PUBLIC

My Commission Expires December 18, 1998





# Petition for Administrative Variance

to the Zoning Commissioner of Baltimore County

for the property located at 53 Cinder Road Timonium, Maryland 21093

which is presently zoned D.R. 5.5.

This Petition shall be filed with the Dept. of Permits & Development Management

The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Variance from Section(s) 1 B02.3C1.4 (POLYPLANUMAC)

TO ALLOW A SIDE STREET SETBACK OF 9 FT. IN LIEU OF THE REQUIRED 25 FT FROM A SIDE STREET RIGHT OF WAY.

of the Zoning Regulations of Baltimore County, to the Zoning Law of Baltimore County; for the following reasons: (Indicate hardship or practical difficulty)

Our present kitchen, with less than 90 square feet of usable floor space, is significantly too small and poorly designed for our family of 6 to function in the mornings (preparing lunches and breakfasts) and evenings. The existence of an external stairwell, leading down to the basement, and the layout of the existing kitchen, prevent us from constructing into the back yard.

Property is to be posted and advertised as prescribed by Zoning Regulations.

I, or we, agree to pay expenses of above Variance advertising, posting, etc., upon filing of this petition, and further agree to and are to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law for Baltimore County.

Contract Purchaser/Lessee:

(Type or Print Name)

Signature

Address

City

State

Zipcode

Attorney for Petitioner:

(Type or Print Name)

Signature

Address

Phone No

City

State

Zipcode

Legal Owner(s):

Richard Bruce Crawford  
(Type or Print Name)

Signature

Denise Michelle Crawford  
(Type or Print Name)

Signature

53 Cinder Road  
Address

HOME: 560-0285

work: 832-8300

Phone No.

Timonium, Maryland 21093  
City State Zipcode

Name, Address and phone number of representative to be contacted

Name

Address

Phone No.

A Public Hearing having been requested and/or found to be required, it is ordered by the Zoning Commissioner of Baltimore County, this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_, that the subject matter of this petition be set for a public hearing, advertised, as required by the Zoning Regulations of Baltimore County, in two newspapers of general circulation throughout Baltimore County, and that the property be reposted

Zoning Commissioner of Baltimore County

REVIEWED BY: BR

DATE: 4/32/98

ESTIMATED POSTING DATE: 5/3/98



Printed with Soybean Ink  
on Recycled Paper

ITEM #: 397

**98-397-A**

ZONING DESCRIPTION FOR: 53 Cinder Road

Located at the intersection of Cinder Road and Vista lane, at a point on the South side of Cinder Road, which is 32.5 feet wide; and the East side of Vista Lane which is 29 feet wide. Being lot #2 and the western most 25 feet of Lot #3, Block - -, Section D, as laid out and shown on Plat # 1 Addition to Yorkshire as recorded in Baltimore County Plat Book C.H.K. #13, Folio 90, containing 0.26 acres. Also known as 53 Cinder Road and located in the 8th Election District, 4th Councilmanic District.

98-397-A

# 397



BALTIMORE COUNTY, MARYL D  
OFFICE OF BUDGET & FINANCE  
MISCELLANEOUS RECEIPT

No. 952825

DATE 4/25/98 ACCOUNT R. CC1-G (SO

AMOUNT \$ 50

RECEIVED FROM: FILED MRS. CRAWFORD.

010 - RES. VAL. (ADIT) 50

FOR: TOTAL 50

DISTRIBUTION

WHITE - CASHIER

PINK - AGENCY

YELLOW - CUSTOMER

1/24/98 11:397

PAID RECEIPT

PAID TO: 010 - RES. VAL. (ADIT)  
DATE: 4/25/98 TIME: 09:00:00  
BY: 0003 CASHIER UNIT PLM DPMER  
5 MISCELLANEOUS CASH RECEIPT  
RE: 010 - RES. VAL. (ADIT)  
CR: 052825

50.00 CASH  
Baltimore County, Maryland

98-397-A

CASHIER'S VALIDATION



Baltimore County  
Department of Permits and  
Development Management

Development Processing  
County Office Building  
111 West Chesapeake Avenue  
Towson, Maryland 21204

ZONING HEARING ADVERTISING AND POSTING REQUIREMENTS & PROCEDURES

Baltimore County zoning regulations require that notice be given to the general public/neighboring property owners relative to property which is the subject of an upcoming zoning hearing. For those petitions which require a public hearing, this notice is accomplished by posting a sign on the property (responsibility of which, lies with the petitioner/applicant) and placement of a notice in at least one newspaper of general circulation in the County.

This office will ensure that the legal requirements for advertising are satisfied. However, the petitioner is responsible for the costs associated with this requirement.

Billing for legal advertising, due upon receipt, will come from and should be remitted directly to the newspaper.

NON-PAYMENT OF ADVERTISING FEES WILL STAY ISSUANCE OF ZONING ORDER.

\_\_\_\_\_  
ARNOLD JABLON, DIRECTOR

-----  
For newspaper advertising:

Item No.: 397

Petitioner: Crawford

Location: 53 Cinder Road

PLEASE FORWARD ADVERTISING BILL TO:

NAME: R. Bruce Crawford & Denise M. Crawford

ADDRESS: 53 Cinder Road  
Timonium, MD. 21093

PHONE NUMBER: (410) 560-0285

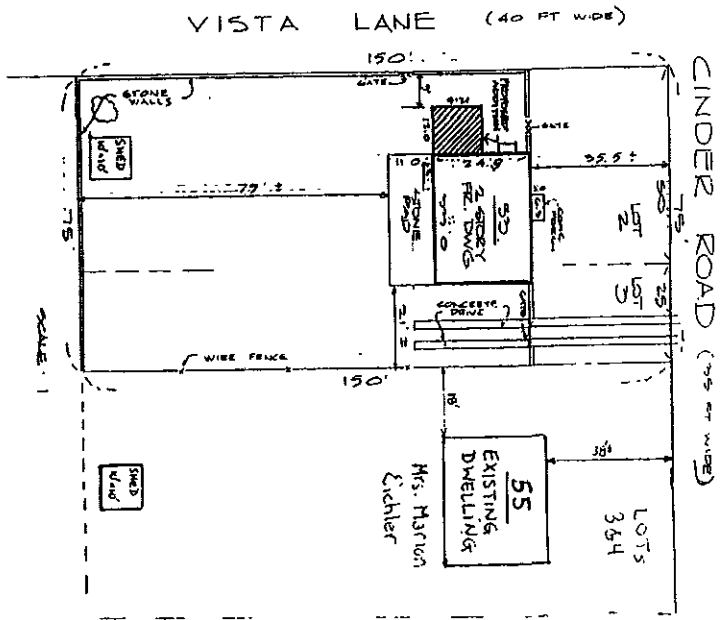
AJ:ggs

(Revised 09/24/96)

# Plat to accompany Petition for Zoning ☒ Variance ☐ Special Hearing

see pages 5 & 6 of the CHECKLIST for additional required information

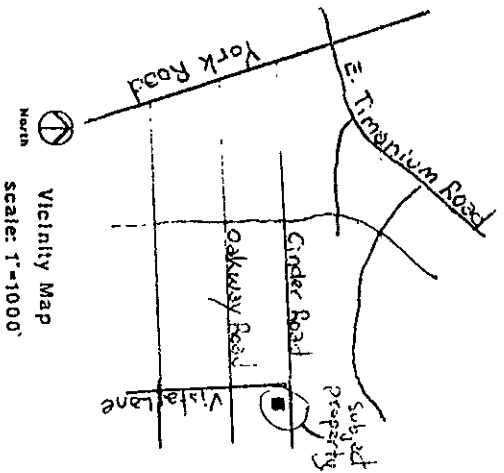
PROPERTY ADDRESS: 53 Cinder Road  
 Subdivision name: Yorkshire (Addition)  
 plat book # 13, folio # 90, lot # 2/3, section # D  
 OWNER: Richard & Denise Crawford



This reproduction subject to 1% reduction in scale.  
 Lot No. 2 & 3 are watermarked 35 ft  
 1/4" = 200' scale map# N.W. 13-A  
 Addition to Zoning, Plat No. 1  
 and the City of Chesapeake, Virginia  
 and the City of Chesapeake, Virginia  
 and the City of Chesapeake, Virginia

North  
 date: 4/9/98  
 prepared by: \_\_\_\_\_

Scale of Drawing: 1" = 50'



## LOCATION INFORMATION

Election District: 8  
 Councilmanic District: 4

1"=200' scale map#: N.W. 13-A

Zoning: DR-5.5

Lot size: 26 acreage square feet

Chesapeake Bay Critical Area: ☐ ☒  
 Prior Zoning Hearings: none  
 SEWER: ☒ ☐  
 WATER: ☒ ☐  
 PUBLIC RIGHTS: ☐ ☒

## Zoning Office USE ONLY!

reviewed by: \_\_\_\_\_ ITEM #: \_\_\_\_\_ CASE#: \_\_\_\_\_

BR 397 98-397-A

98-397-A

**ADMINISTRATIVE VARIANCE INFORMATION SHEET AND DATES**

Case Number 98- 397 -A Address 53 Cinder Rd.  
Contact Person: Bruno Rudaitis Phone Number: 410-887-3391  
Planner, Please Print Your Name  
Filing Date: 4/22/98 Posting Date: 5/3/98 Closing Date: 5/18/98

Any contact made with this office regarding the status of the administrative variance should be through the contact person (planner) using the case number.

1. **POSTING/COST:** The petitioner must use one of the sign posters on the approved list (on the reverse side of this form) and the petitioner is responsible for all printing/posting costs. Any reposting must be done only by one of the sign posters on the approved list and the petitioner is again responsible for all associated costs. The zoning notice sign must be visible on the property on or before the posting date noted above. It should remain there through the closing date.
2. **DEADLINE:** The closing date is the deadline for an occupant or owner within 1,000 feet to file a formal request for a public hearing. Please understand that even if there is no formal request for a public hearing, the process is not complete on the closing date.
3. **ORDER:** After the closing date, the file will be reviewed by the zoning or deputy zoning commissioner. He may: (a) grant the requested relief; (b) deny the requested relief; or (c) order that the matter be set in for a public hearing. You will receive written notification (typically within 7 to 10 days of the closing date) as to whether the petition has been granted, denied, or will go to public hearing. The order will be mailed to you by First Class mail.
4. **POSSIBLE PUBLIC HEARING AND REPOSTING:** In cases that must go to a public hearing (whether due to a neighbor's formal request or by order of the zoning or deputy zoning commissioner), notification will be forwarded to you. The sign on the property must be changed giving notice of the hearing date, time and location. As when the sign was originally posted, certification of this change and a photograph of the altered sign must be forwarded to this office.

-----  
(Detach Along Dotted Line)

**Petitioner: This Part of the Form is for the Sign Poster Only**

**USE THE ADMINISTRATIVE VARIANCE SIGN FORMAT**

Case Number 98- 397 -A Address 53 Cinder Rd.  
Posting Date: 5/3/98 Closing Date: 5/18/98  
Wording for Sign: To Permit a side yard setback of 9 feet in lieu of  
the required 25 feet from a side street right of way.

# CERTIFICATE OF POSTING

RE: Case No.: 98-397-A

Petitioner/Developer: O'KEEFE, ETAL

Date of Hearing/Closing: 5/18/98

Baltimore County Department of  
Permits and Development Management  
County Office Building, Room 111  
111 West Chesapeake Avenue  
Towson, MD 21204

Attention: Ms. Gwendolyn Stephens

Ladies and Gentlemen:

This letter is to certify under the penalties of perjury that the necessary sign(s) required by law  
were posted conspicuously on the property located at #53 CINDER RD.

The sign(s) were posted on 4/24/98  
(Month, Day, Year)

Sincerely,

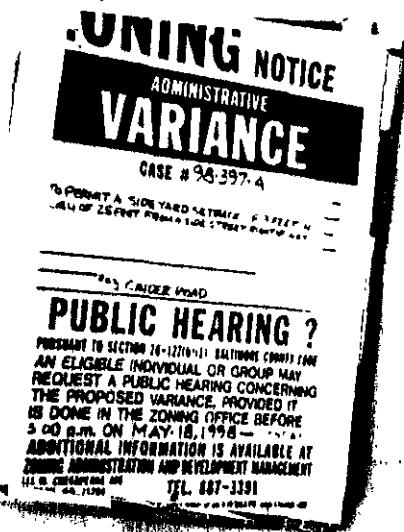
Patrick M O'Keefe 4/24/98  
(Signature of Sign Poster and Date)

PATRICK M. O'KEEFE  
(Printed Name)

523 PENNY LANE  
(Address)

HUNT VALLEY, MD. 21030  
(City, State, Zip Code)

410-666-5366 ; CELL-410-905-857  
(Telephone Number)





Baltimore County  
Department of Permits and  
Development Management

Development Processing  
County Office Building  
111 West Chesapeake Avenue  
Towson, Maryland 21204

May 20, 1998

Mr. and Mrs. Richard Crawford  
53 Cinder Road  
Timonium, MD 21093

RE: Item Number: 397  
Case Number: 98-397-A  
Petitioner: Richard Crawford, et ux

Dear Mr. and Mrs. Crawford:

The Zoning Advisory Committee (ZAC), which consists of representatives from Baltimore County approval agencies, has reviewed the plans submitted with the above referenced petition, which was accepted for processing by Permits and Development Management (PDM), Zoning Review, on April 22, 1998.

Any comments submitted thus far from the members of ZAC that offer or request information on your petition are attached. These comments are not intended to indicate the appropriateness of the zoning action requested, but to assure that all parties (zoning commissioner, attorney, petitioner, etc.) are made aware of plans or problems with regard to the proposed improvements that may have a bearing on this case. Only those comments that are informative will be forwarded to you; those that are not informative will be placed in the permanent case file.

If you need further information or have any questions regarding these comments, please do not hesitate to contact the commenting agency or Gwen Stephens in the zoning office (410-887-3391).

Sincerely,

A handwritten signature in black ink that reads "W. Carl Richards, Jr." with a stylized flourish at the end.

W. Carl Richards, Jr.  
Zoning Supervisor

WCR:rye

Enclosures



BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: Arnold Jablon, Director  
Department of Permits  
and Development Management

DATE: May 5, 1998

FROM: Arnold F. "Pat" Keller, III, Director  
Office of Planning

SUBJECT: Zoning Advisory Petitions

The Planning Office has no comments on the following petitions (s):

Item No. 389, 397, 400 and 402

If there should be any questions or if this office can provide additional information,  
please contact Jeffrey Long in the Office of Planning at (401) 887-3495.

Prepared by: Jeffrey W. Long

Division Chief: Arnold F. Keller

AFK/JL

BALTIMORE COUNTY, MARYLAND  
DEPARTMENT OF ENVIRONMENTAL PROTECTION AND RESOURCE MANAGEMENT  
INTER-OFFICE CORRESPONDENCE

TO: PDM

DATE: \_\_\_\_\_

FROM: R. Bruce Seeley *RBS/ey*  
Permits and Development Review  
DEPRM

SUBJECT: Zoning Advisory Committee  
Meeting Date: *May 21, 93*

The Department of Environmental Protection & Resource Management has no comments for the following Zoning Advisory Committee Items:

Item #'s: 396 401  
397 402  
398 403  
400

RBS:sp

BRUCE2/DEPRM/TXTS8P



**BALTIMORE COUNTY, MARYLAND**

**INTER-OFFICE CORRESPONDENCE**

**TO:** Arnold Jablon, Director  
Department of Permits  
and Development Management

**DATE:** May 5, 1998

**FROM:** Arnold F. "Pat" Keller, III, Director  
Office of Planning

**SUBJECT:** Zoning Advisory Petitions

The Planning Office has no comments on the following petitions (s):

Item No. 389, 397, 400 and 402

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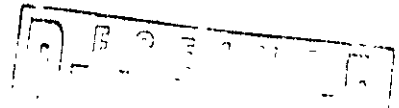
Prepared by:

*Jeffrey W. Long*

Division Chief:

*Arnold F. Keller*

AFK/JL





**Maryland Department of Transportation**  
**State Highway Administration**

Parris N. Glendening  
Governor

David L. Winstead  
Secretary

Parker F. Williams  
Administrator

Ms. Gwen Stephens  
Baltimore County Office of  
Permits and Development Management  
County Office Building, Room 109  
Towson, Maryland 21204

RE: Baltimore County 5.1.98  
Item No. 337 BR

Dear Ms. Stephens:

This office has reviewed the referenced item and we have no objection to approval as it does not access a State roadway and is not affected by any State Highway Administration projects.

Please contact Larry Gredlein at 410-545-5606 or by E-mail at (lgredlein@sha.state.md.us).

Thank you for the opportunity to review this item.

Very truly yours,

for Ronald Burns, Chief  
Engineering Access Permits  
Division

LG

My telephone number is \_\_\_\_\_

Maryland Relay Service for Impaired Hearing or Speech  
1-800-735-2258 Statewide Toll Free

Mailing Address: P.O. Box 717 • Baltimore, MD 21203-0717  
Street Address: 707 North Calvert Street • Baltimore, Maryland 21202

I am aware, and have no objections, that the Crawfords plan to build a 12-foot by 12-foot addition to their home on 53 Cinder Road. I understand that the addition will extend from the west side of the house, off of the kitchen, towards Vista Lane.

Name (printed)

Address

Signature

G. DAVID YOUNG II

51 CINDER RD.

*G. David Young II*

BARBARA ZERA

49 CINDER RD

*Barbara Zera*

Marian Eubler

55 Cinder Rd.

*Marian Eubler*

98-397-A

# 397

# Plat to accompany Petition for Zoning ☒ Variance ☐ Special Hearing

see pages 5 & 6 of the CHECKLIST for additional required information

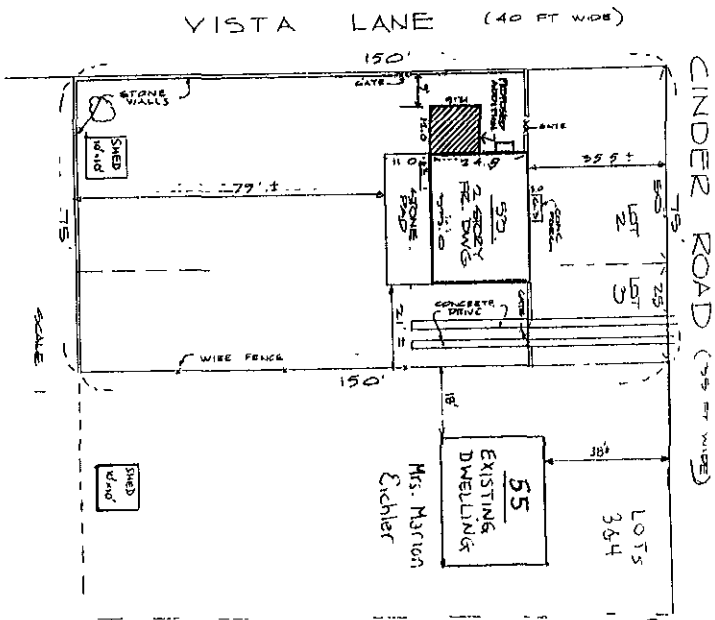
PROPERTY ADDRESS: 53 Cinder Road

Subdivision name: Yorkshire (Addition)

plat book # 13, folio # 90, lot # 2/3, section # D

OWNER: Richard & Denise Crawford

*Ref Ex No 1*



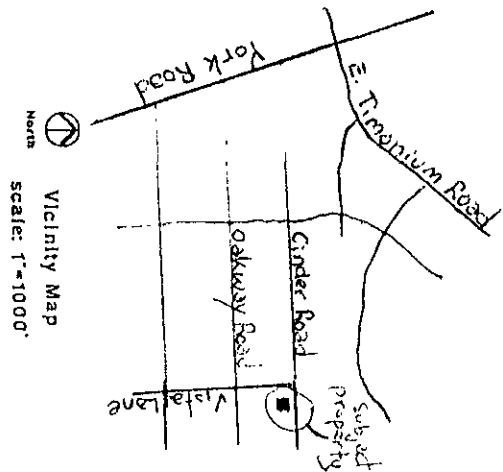
This reproduction subject to 1% reduction in scale.  
 Lot No. 2 & 3 are Masterplotted 35 ft  
 wide. The 1% reduction is necessary  
 for the purpose of showing the plat book  
 and that they are located in the same  
 location as shown on the plat book.



North

date: 4/9/98  
 prepared by: \_\_\_\_\_

Scale of Drawing: 1" = 50'



## LOCATION INFORMATION

Election District: 8

Councilmanic District: 4

1"=200' scale map#: NW. 13 A

Zoning: DR. 5.5

Lot size: .26 acreage square feet

SEWER: ☒ PUBLIC ☐ PRIVATE  
 WATER: ☒ YES ☐ NO

Chesapeake Bay Critical Area: ☐ YES ☒ NO

Prior Zoning Hearings: none

## Zoning Office USE ONLY!

reviewed by: \_\_\_\_\_ ITEM #: \_\_\_\_\_ CASE #: \_\_\_\_\_

MR

397

98-397-A

**98-397-A**



Baltimore County  
Department of Permits and  
Development Management

Development Processing  
County Office Building  
111 West Chesapeake Avenue  
Towson, Maryland 21204

ZONING HEARING ADVERTISING AND POSTING REQUIREMENTS & PROCEDURES

Baltimore County zoning regulations require that notice be given to the general public/neighboring property owners relative to property which is the subject of an upcoming zoning hearing. For those petitions which require a public hearing, this notice is accomplished by posting a sign on the property (responsibility of which, lies with the petitioner/applicant) and placement of a notice in at least one newspaper of general circulation in the County.

This office will ensure that the legal requirements for advertising are satisfied. However, the petitioner is responsible for the costs associated with this requirement.

Billing for legal advertising, due upon receipt, will come from and should be remitted directly to the newspaper.

NON-PAYMENT OF ADVERTISING FEES WILL STAY ISSUANCE OF ZONING ORDER.

\_\_\_\_\_  
ARNOLD JABLON, DIRECTOR

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For newspaper advertising:

Item No.: 397

Petitioner: Crawford

Location: 53 Cinder Road

PLEASE FORWARD ADVERTISING BILL TO:

NAME: R Bruce Crawford & Denise M. Crawford

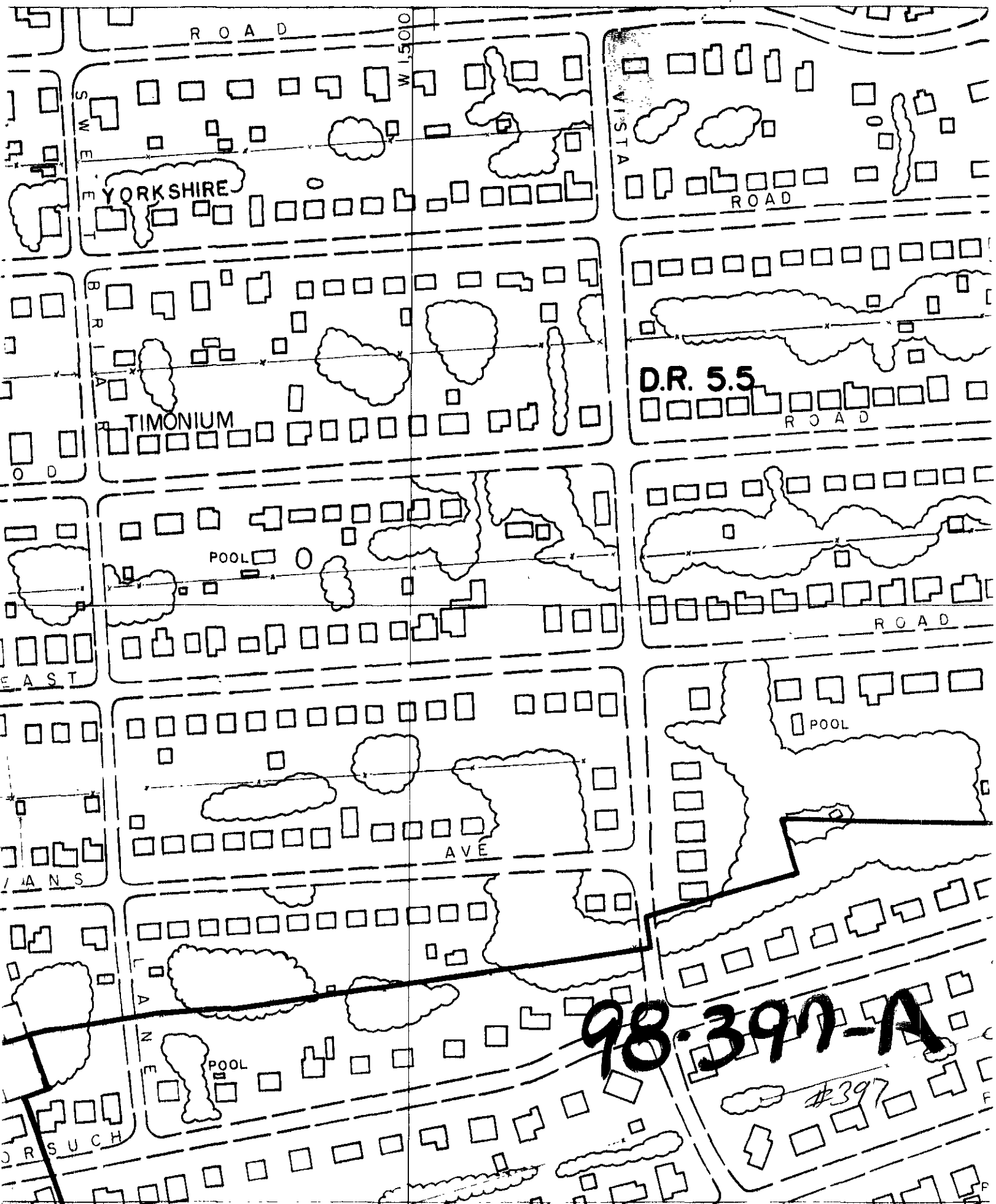
ADDRESS: 53 Cinder Road  
Timonium, MD. 21093

PHONE NUMBER: (410) 560-0285

AJ:ggs

(Revised 09/24/96)

A-PPS-80



#397

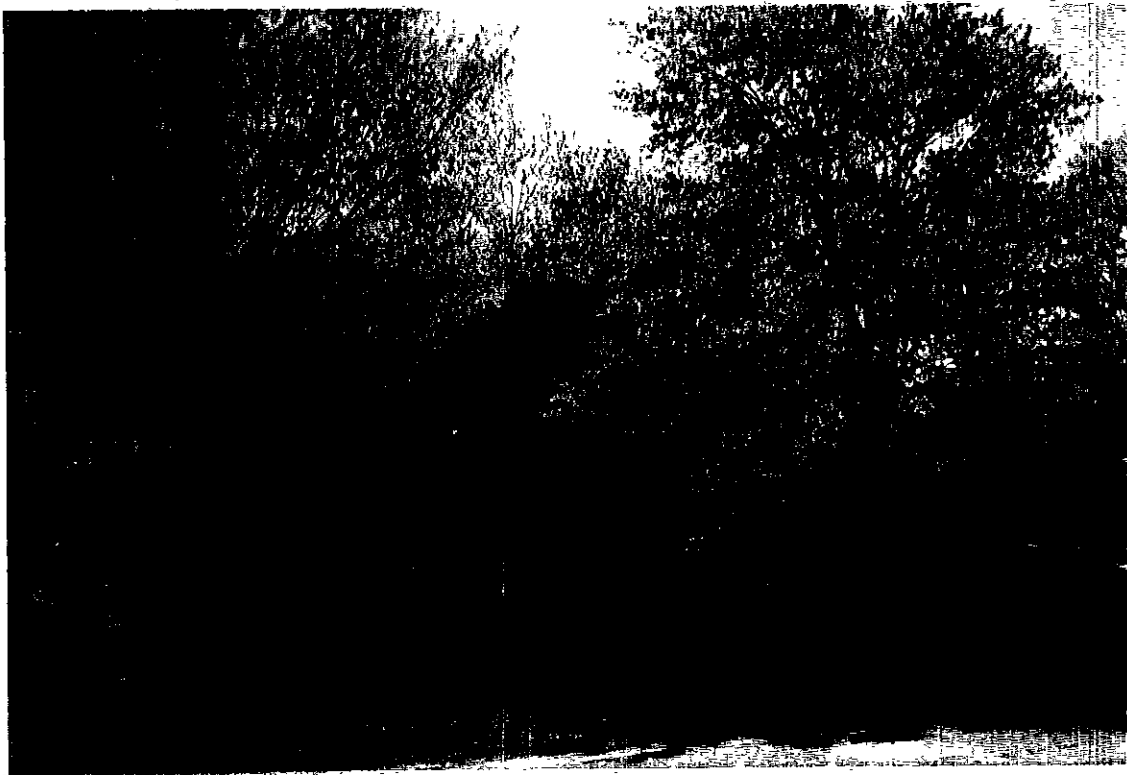


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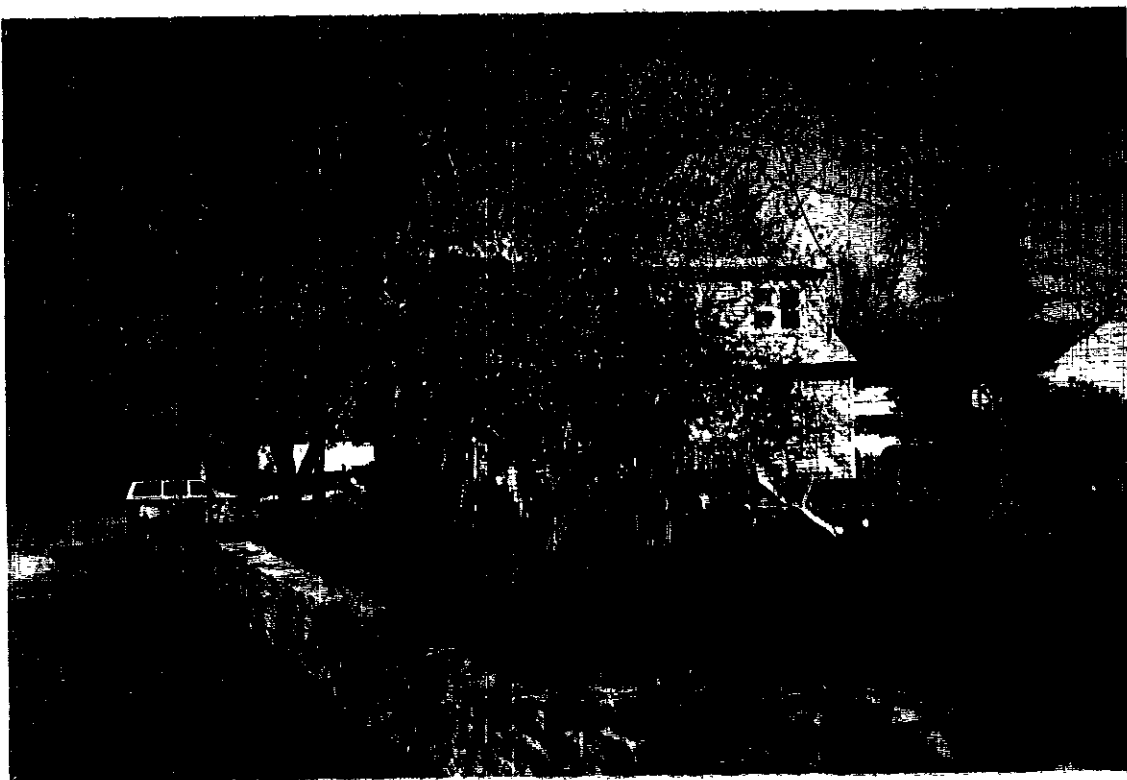


98-397-A

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98-397-A





SCALE	LOCATION	SHEET
1" = 200'	TIMONIUM	N.W. 13-A
DATE OF PHOTOGRAPHY	98-399-A	
JANUARY 1986		

BALTIMORE COUNTY  
OFFICE OF PLANNING AND ZONING  
PHOTOGRAPHIC MAP

PREPARED BY AIR PHOTOGRAPHICS, INC.  
MARTINSBURG, W. V. 25401